

HALL COUNTY BOARD OF SUPERVISORS OCTOBER 21, 2003

The Hall County Board of Supervisors met October 21, 2003, by published call in the county board meeting room, 121 South Pine, Grand Island, Nebraska.

CALL TO ORDER- The meeting was called to order Chairman Pamela Lancaster

INVOCATION - Invocation was given by Rev. Sherry Lodel.

PLEDGE OF ALLEGIANCE – The Pledge of Allegiance was given in unison

ROLL CALL – Present on roll call were Scott Arnold, Jim Eriksen, Dick Hartman, Bob Humiston, Bud Jeffries, Pamela Lancaster and Robert Rye. Also present were news media representatives from KRGI and *The Grand Island Independent*.

CONSENT AGENDA – Arnold made a motion and Jeffries seconded to approve the following by consent agenda –

1. Accept and place on file the minutes of the October 7th meeting
 2. 5 Authorize the Chair to sign the agreements with the State of Nebraska for projects BRO-7040(24) and BRO-7040(23)
 3. 17 Accept and place on file the tax rates from other counties
 4. 23 Accept and place on file the office reports from Juvenile Services, Register of Deeds and Hall County Building & Grounds Surplus Property Report
 5. 24 Accept and place on file the Hall County Treasurer's Miscellaneous Receipts
 6. 25 Accept and place on file communications as received
- Arnold, Eriksen, Hartman, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no. Motion carried.

OFFICE REPORT HALL COUNTY JUVENILE SERVICES SEPTEMBER 2003

JUVENILE REFERRALS	53 JUVENILES
JUVENILE OFFENDERS	3 JUVENILE
JUVENILE HOUSE ARREST	3 JUVENILES
TOTAL UNDER SUPERVISION	300 JUVENILES
FEES COLLECTED	\$1,020.00

HOWARD COUNTY JUVENILE SERVICES SEPTEMBER 2003

JUVENILE REFERRALS	3 JUVENILES
TOTAL JUVENILE ENROLLEES	6 JUVENILES
FEES COLLECTED FOR MONTH	\$100.00
TOTAL FEES COLLECTED FISCAL YEAR	\$ 100.00

OFFICE REPORT REGISTER OF DEEDS SEPTEMBER 2003

DOCUMENTARY STAMP FEES	\$ 5,812.24
RECORDING FEES	29,524.50
PHOTO FEES	725.50

PUBLIC PARTICIPATION – Chairman Lancaster called for public participation and no one responded.

7 DISCUSS SELECTION COMMITTEE FOR HEALTH DIRECTOR – Jeffries stated that he was concerned that Hall County did not have a representative on the search committee for the new health director, and he talked to Supervisor Eriksen concerning this, because Mr. Eriksen serves on the health board. Nick Nickerson also serves on the health board and he was selected as the representative from Hall County.

Eriksen stated that this was the action of the health board. Eriksen said that during the discussion concerning the new director the board identified the qualifications and then selected the search committee. When the committee members were selected they selected a person from each county and Rochelle Keiborz from the Health Department. Eriksen stated that he attended the meeting but did not volunteer, but he feels that this is a good committee and Mr. Nickerson is from Hall County and will be the representative.

Jeffries stated that this is not a county/city health department but a district with several counties, but he expressed concern that Hall County and the City of Grand Island are providing the funding.

10 DISCUSS AND APPROVE AMENDMENT #1 TO INTER LOCAL AGREEMENT FOR THE CENTRAL DISTRICT HEALTH DEPARTMENT – Eriksen stated that the original interlocal agreement was formed a year ago and in the agreement it was established when the budget process was to start, but these dates do not work because they do not follow the city and county budget times. These amendments address changing the dates that the budget is prepared and submitted to the various governmental entities and the approval of the budget. It also addresses the time that the annual meeting is held. Eriksen made a motion and Arnold seconded to approve the amendments to the interlocal agreement. Arnold, Eriksen, Hartman, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no. Motion carried.

9 DISCUSS UNION CONTRACT NEGOTIATIONS – Discussion was held during the budget work-study session concerning the negotiations for the new contracts and the board discussed hiring Attorney Jerry Pigsley to do them. The FOP stated that they would like to start the process. Jeffries stated that County Attorney Jerry Janulewicz as the chief deputy handled the negotiations and when he was elected county attorney he continued to do so, but with the additional responsibilities he does not have the time to do this. The board had discussed hiring some one to handle this job.

Arnold stated that the County Attorney has to work with the sheriff's department on a daily basis and when he also handles the negotiations and this may create hard feelings. It may also make the process go faster with outside counsel.

Jeffries stated that if the county board wants to hire Jerry Pigsley they need to get started because he does negotiations for other counties. Lancaster questioned if the board wants to look at other individuals. Jeffries stated that he has worked with Mr. Pigsley and he does a good job, is well prepared and he would recommend hiring him. Hartman also stated that he has worked with him and he is probably the best in the state. Eriksen stated that Mr. Pigsley gave a presentation at the NACO conference and he was very impressed.

Hartman made a motion and Jeffries seconded to contact Jerry Pigsley and hire him to assist with the union contract negotiations. Arnold, Eriksen, Hartman, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no. Motion carried.

Discussion was held on the committee assignments for the negotiations and Lancaster stated that she would assign the committees.

11 UPDATE DISCUSSION AND POSSIBLE ACTION REGARDING WATER

CONTAMINATION – Lancaster stated that she put this item on the agenda in the event additional action may be necessary and the results from the test wells was not back. Eriksen stated that two weeks ago the board authorized the testing of the wells in Schroeder Subdivision. He met with representatives from the Health Department and the City and the County Assessor provided them with a list of the rural residents. The Health Department contacted the residents for permission to test and so far the tests that have been returned have tested negative.

Eriksen reported that a public meeting was held and about 250 people attended. There were representatives from Lincoln that offered guidance on what needs to be done. Case New Holland has stepped forward and offered to pay for additional testing in the area and also to pay for the testing that was requested by Hall County. Hartman questioned if there was an agreement to this pay for this? Rye stated that there has been a lot of cooperation with all of the parties involved. There has also been discussion to cap the contaminated wells to prevent further health problems. The Nebraska Department of Environmental Quality was also impressed with the cooperation of all of the parties.

Jeffries stated that he discussed the contamination issues with a company that drills wells and the depth of the well could affect the contamination levels. There are monitoring wells at CAAP and they are used to check the contamination at that location. Hartman suggested that some testing should be done at the Rainbow and Farmstead Subdivision.

Hartman made a motion and Arnold seconded to request well testing in the Rainbow and Farmstead Subdivision.

Eriksen stated that he also has concerns that additional testing should be done in the other subdivision, but he would like to work with the City and the State and he would hope that EPA would do the testing to identify the plume. Eriksen stated that he would take this to them and see if they won't go ahead and do the additional testing.

Arnold stated that if EPA does not intend to test these other areas it might be worth it to spend the money and give the people peace of mind. Jeffries still expressed concern on the depth of the wells and he suggested that Hall County Park should also have their wells tested.

The vote on the motion to request additional testing was taken. Arnold, Eriksen, Hartman, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no. Motion carried. Mr. Eriksen will take this back to the health department.

13 SPECIAL ASSESSMENT PAYMENT – County Clerk Marla Conley stated that the Grand Island Business Improvement District was contacted concerning this special assessment and they will discuss this at their board meeting this week and contact her with the decision. This will be brought back to the board when the information is received.

16 COMMENCE AUDIT AND APPROVAL OF BI WEEKLY PAY CLAIMS AND VENDOR CLAIMS - The board members reviewed the claims and Rye made a motion and Arnold seconded to approve the payroll and vendor claims and authorize the county clerk to pay. Arnold, Eriksen, Hartman, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no. Motion carried.

6 10:00 A.M. PUBLIC HEARING FOR LIQUOR LICENSE FOR GRANDMA MAX'S RESTAURANT – Arnold made a motion and Hartman seconded to open the public hearing for the liquor license for Grandma Max. Arnold, Eriksen, Hartman, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no. Motion carried.

The Hall County Sheriff completed the investigation and responded by letter that they did not find any reason not to approve the license. Chairman Lancaster called for public participation and no one responded.

Humiston made a motion and Eriksen seconded to close the public hearing. Arnold, Eriksen, Hartman, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no. Motion carried.

Humiston made a motion and Hartman seconded to approve the liquor license for Grandma Max's. Arnold, Eriksen, Hartman, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no. Motion carried.

12 EXECUTIVE SESSION CONTRACT NEGOTIATIONS – Arnold made a motion and Jeffries seconded to go into executive session. Arnold, Eriksen, Hartman, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no. Motion carried.

Executive session 10:08 a.m.

10:55 a.m. Arnold made a motion and Jeffries seconded to go out of executive session. Arnold, Eriksen, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no, with Hartman absent for the vote. Motion carried.

Arnold made a motion and Jeffries seconded to employ Net Management Group Inc. to aid in writing a job description job and the job search for a Hall County Technology Manager and authorize the chair to sign the contract. Arnold, Eriksen, Humiston, Jeffries, Lancaster and Rye all voted yes and none voted no, with Hartman absent for the vote. Motion carried.

8 11:00 A.M. DISCUSSION WITH DLR ARCHITECTS REGARDING PRE-DESIGN PHASE OF JAIL – Jeffries introduced Joe Baines and Tim Debus with DLR Architects. They stated that they have reviewed the study that was completed two years ago and this information is what is needed to move forward with the project. The site, number of beds and if it is to be new construction need to be decided. Mr. Baines cited examples of projects that they have worked on. He stated that they could assist Hall County with

this next phase of the jail project. The public needs to know what the base facility will be and the costs. Their firm can assist with this next phase. Mr. Baines stated they have has a lot of success with the pre-designs and the more specific the pre-design is the more successful the project will be. Hall County needs to define what is needed for the facility.

Mr. Baines suggested using the study that the county has and define the type of facility, the number of beds and a site. Their firm can put together a proposal for a pre-design phase and a time schedule to move forward with the project.

Arnold stated that he was unable to attend the long-range planning meeting. If the county asks the people to vote for a bond issue they need to be sure of the design and the cost and the board needs assistance to start this process. Mr. Baines stated that they could do the pre-design phase to meet the needs of the county. He stated that they do not charge on a percentage basis and there is a professional division between the pre-design and architectural design phase. The pre-design plan needs to stand on its own. They will do the best work for the given task and if the county wants a third party to oversee the construction phase they can do so.

Eriksen questioned what services they could offer. Mr. Baines stated that they are both an architectural firm and engineering firm and they also have the resources available for the construction phase. They can assist the county to define what type of building is needed. They can move to the next phase and assist with the site, infrastructure and develop a general idea of the building. This information will be used to form a defensible and creditable plan for the county.

Hartman questioned if they do the first phase and they proceed with the phase two construction would there be a cost savings. Mr. Baines stated that their firm would credit these costs against the total cost of the project. The costs are 100% transferable to phase two. Hartman stated that he does not think a construction manager is necessary. If the county is satisfied with one firm then they should let them proceed with the rest of the project.

Lancaster stated that the board has had discussion about a construction manager, but has not made a decision. The board would welcome a proposal from DLR for the pre-design phase. Possibly the long-range planning committee could meet with them concerning the proposal then the committee could come back to the board with a recommendation. Hartman suggested a work-study session could be held.

Jeffries questioned if Nebraska Jail standards would have to be involved and Mr. Baines stated they would have some involvement, but there is a working relationship with them and they do have some input, but this is not a problem. He stressed the importance of the site selection and stated they can assist with this in the pre-design phase.

Arnold made a motion and Eriksen seconded to request DLR to submit a proposal to the long range planning committee for the pre-design phase for the jail project. The long range planning committee will come back with a recommendation to the full board. Discussion was held on scheduling the meeting. They will try to set the meeting up when the board meeting adjourns. Arnold, Eriksen, Hartman, Humiston, Lancaster and Rye all voted yes and none voted no, with Jeffries absent for the vote. Motion carried.

BOARD ASSISTANT'S REPORT – Board Assistant Stacey Ruzicka reminded the board members of the computer committee meeting at noon today and the juvenile committee is scheduled to meet at 9:30 tomorrow. She stated that the auditors are in the committee meeting room so spaces for meetings are hard to find. She requested that the board members have the performance evaluation by by October 30th.

BOARD MEMBER'S REPORTS – Hartman – no report

Humiston – no report

Eriksen – no report

Rye – He stated he attended the library board meeting.

Jeffries – All for his meetings have been discussed.

Arnold – He stated that all of his meetings have been discussed.

Lancaster – She stated that the audit committee met and the long range planning committee met. The Convention and Visitors Bureau met and they are working toward becoming a more independent agency.

NEW OR UNFINISHED BUSINESS – Chairman Lancaster called for new or unfinished business and no one responded.

Meeting adjourned at 12:00 a.m. The next meeting will be November 4th at 1:00 p.m. because of County Government Day.

Marla J. Conley Hall County Clerk